

Sold



11 Wirbill St, Cobram

## Choice Location with Large Shed – Ideal for First Home Buyer or Tradie

This well presented and maintained three-bedroom residence has a lovely homely feel. Situated on an expansive 889m<sup>2</sup> block with car access to the yard and a well-proportioned shed, the property would be ideal for the first home buyer, retiree, or tradie looking for their next project.

The kitchen/meals area is a good size with electric cooking, dishwasher and opens onto spacious lounge with feature fire surround & gas log fire. All bedrooms with built-in robes, renovated bathroom, 2 toilets, reverse cycle air-conditioning & ceiling fans throughout.

Externally the property has lots to offer with expansive 4x9m covered entertaining area with ceiling fan, shade blinds and lovely outlook over impressive yard. Has double carport and large 6x12m brick shed with concrete floor & power; perfect for the handyman or someone with lots of toys. Generous 889m<sup>2</sup> block with established trees & lawns. Has character and charm and a must to inspect. CALL TODAY!

These details have been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information herein is correct, we do not take responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

3 1 2 889m<sup>2</sup>

**Price** SOLD for \$405,000

**Property Type** Residential

**Property ID** 4747

**Land Area** 889 m<sup>2</sup>

### Agent Details

Andrew Jenkins - 0428 570 717

Jake Jenkins - 0428 217 898

### Office Details

Cobram

33 High Street Cobram VIC 3644

Australia

03 5871 1025

